

FOR SALE

BUNNINGS WAREHOUSE BERRI

CNR HOSKIN ROAD AND OLD STURT HIGHWAY, BERRI, SOUTH AUSTRALIA




BRAND NEW
PURPOSE BUILT
BUNNINGS
WAREHOUSE


FOR SALE VIA PUBLIC EXPRESSIONS OF INTEREST
CLOSING THURSDAY 28TH APRIL 2017 AT 5:00PM

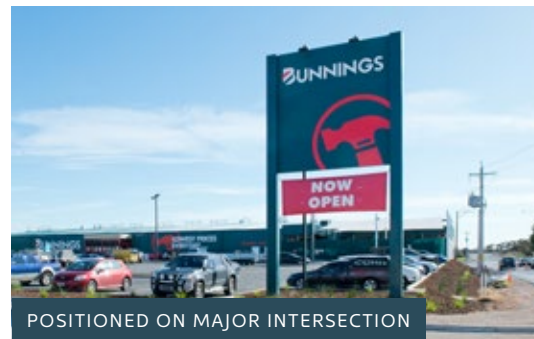
CBRE SOUTH AUSTRALIAN
RETAIL INVESTMENTS



6,557SQM* BUNNINGS WAREHOUSE



MODERN IMPROVEMENTS OFFERING DEPRECIATION BENEFITS



POSITIONED ON MAJOR INTERSECTION

BUNNINGS WAREHOUSE BERRI

CNR HOSKIN ROAD AND OLD STURT HIGHWAY, BERRI, SOUTH AUSTRALIA



Brand new 8 year NET LEASE to Bunnings Ltd, Australia's most desirable retail tenant



Servicing a catchment of over 40,000 people* in the Riverland



Brand new construction offering excellent depreciation benefits



Building area of 6,557sqm* on an expansive site area of 15,043sqm* (1.5Ha*)



The first stage of the Riverland Complex Bulky Goods precinct



Net income of \$543,000* per annum with fixed annual increases of 2.5%

“Bunnings is continuing to grow rapidly with over 11% in revenue growth over the past 2 years”



135* AT GRADE CAR PARKS ON SITE

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FOR MORE INFORMATION PLEASE CONTACT THE EXCLUSIVE SALES AND MARKETING AGENTS:

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CBRE SOUTH AUSTRALIAN RETAIL INVESTMENTS – SOUTH AUSTRALIA'S MARKET LEADER IN THE SALE OF SHOPPING CENTRES AND RETAIL INVESTMENT PROPERTIES

*Approximately. The information in this document is general in nature and is a guide only. It does not take into account your individual circumstances. Before acting you should check the accuracy of the information and seek your own independent financial and legal advice. The principal and its agent will not be liable for your failure to verify the information or seek appropriate advice.